

NORTHGATE STAKEHOLDERS GROUP DRAFT MEETING SUMMARY

**North Seattle Community College
ED 2843A in the Dr. Peter Ku Education Building
Tuesday, October 18, 2005, 4:00 pm – 7:00 pm**

The Northgate Stakeholders Group (Group) held its seventeenth meeting at North Seattle Community College on Tuesday, October 18, 2005 from 4:00 pm to 7:00 pm. The purposes of the meeting were to:

- Approve meeting summary #16;
- Review the design for the Thornton Creek Water Quality Channel
- Hear updates on Large Lot Developments (Northgate Mall and South Lot)
- Review and discuss concepts for a preliminary Coordinated Transportation Investment Plan (CTIP) project and program list;
- Hear reports on the Northgate Arts Plan and public Art for 5th Ave. NE Streetscape and South Lot

Welcome, Agenda Review

Ron LaFayette, Chair, convened the meeting at 4:05 pm, welcomed Stakeholders and observers to the meeting, and briefly reviewed the meeting agenda. He indicated that David Harrison would facilitate the meeting. He also introduced Rick Kosterman, new alternate for the Renter/Condominium Owner seat.

During a brief review of the events that have occurred since the last Stakeholders meeting, Velva Maye noted the announcement at the September 21 press event at Northgate Mall by Seattle Mayor Greg Nickels and King County Executive Ron Sims of their agreement for the County to sell the park and ride lot at NE 112th and 5th Ave. NE to the City to become a public park in the future. She made a motion, seconded by another Stakeholder, that the Stakeholders write a letter to the City Council in support of including funds in the 2006 budget to purchase the lot for a future park. In the discussion of the motion, it was clarified that sale of the park and ride lot was contingent on replacing the parking stalls elsewhere in the area. The Stakeholders voted in favor of a letter of support and agreed to have the Chair and Vice-Chair send the letter on their behalf.

North Seattle Community College Master Planning Process

Bruce Kieser briefly reported on the Master Planning process that North Seattle Community College has initiated to ensure that its facilities support its educational programs over the next 10 years. He introduced Dan Paulien of Paulien Associates, Denver-based educational planners, who are working with the College. The Chair indicated that the College would likely call on some of the Stakeholders to get their input on what the community would like to see at the College in the coming years.

Northgate Status Report

Jackie Kirn of the Office of Policy and Management briefly reviewed a written status report on projects and activities in the Northgate area in the following categories (described in a handout):

Mayor's proposed 2006 budget items for Northgate

- New park site acquisition (described above)
- South Lot sidewalks and traffic signal at 3rd Ave. NE and NE 103rd (City and private funding)

Northgate Library, Community Center and Park

- Construction on schedule and facilities expected to open in June 2006

5th Ave. NE Streetscape

- Construction set winter-spring 2006

Northgate Commons

- DPD to make its recommendations on the Master Use Permit and contract rezone soon
- City Council action expected first quarter of 2006

South Lot Planning

- Lorig and SPU working on a Memorandum of Understanding for construction
- Thornton Creek Water Quality Channel design underway (report at this meeting)
- Discussions held with federal and state regulatory agencies
- 3rd Ave. NE street extension and NE 103rd designs presented to Stakeholders on Oct. 6
- Sidewalks, pedestrian paths, and potential street improvements for South Lot
- Seattle Design Commission review of the Thornton Creek Water Quality Channel and 3rd Ave. NE street extension on Thursday, Oct. 20 from 2 – 4 PM at City Hall (Room L280)
- Shared parking agreement discussions continuing (King County with Lorig and with Simon)

Northgate Mall Expansion

- Demolition of theater and medical building expected by year's end
- Phase 1 construction (north of Nordstrom's and parking garage) expected in spring 2006; Phase 2 (south of Nordstrom) in 2007

Proposed new development

- Projects by Wallace Properties, Mullally Development Company, and Potter getting underway or moving ahead.

Northgate Art

- Report (at this meeting) from Benson Shaw on the Arts Plan for Northgate, and art proposed on 5th Ave. NE Streetscape and South Lot

Maple Leaf Community Garden

- Design underway

Pinehurst Pocket Park

- Construction expected May-September, 2006

In closing, she mentioned that Triangle Associates had been selected by a peer group of small businesses to be a recipient of the Mayor's Small Business Award for 2005.

Approval of the July 12 Meeting Summary

There were no corrections or additions to the draft summary of the July 12 meeting so it was approved as drafted.

Thornton Creek Water Quality Channel Design

David Harrison introduced Miranda Maupin of Seattle Public Utilities (SPU) to report on the Channel and how the design had evolved during preliminary engineering. (Copies of her PowerPoint presentation were in Stakeholder packets.) Other presenters providing information included project manager Tom Fawthrop and drainage engineer Masako Lo of SPU staff, and Greg Giraldo, Melanie Davies and Jean Wu of SvR Engineering. He noted that the briefing was intended to bring Stakeholders up-to-date; no action was expected.

Ms. Maupin began by referencing the project goals and Stakeholder values articulated in Advice #1 on the Water Quality Channel. These, she said, had guided the design. After noting key project milestones in 2004 and 2005, she and Greg Giraldo of SvR described the results of the preliminary engineering, soils analysis, and flood risk analysis that had led to changes in the channel design and to significant cost increases (from \$3.3 million to \$6.3).

Ms. Maupin then described proposed design modifications to maintain Stakeholder values while reducing costs. Key design modifications were to have two diversions rather than one; this change would allow the channel to be less deep, reduce the amount of shoring and grading, provide better flow year-round, and reduce overall costs. Even after the modifications, the project cost was estimated at \$4.2 million, \$1.8 million higher than original estimates. She said she was requesting an increase from SPU management to cover the difference. She also indicated that the Washington State Department of Ecology had granted the City a low-interest loan for capital costs, which would save about \$2 million over the life of the project.

She then compared the modified design with the conceptual design the Stakeholders had seen in 2004. She pointed out several changes in pedestrian access to the Channel that had resulted from the design modifications, including the loss of direct access to the Channel from the south.

Tom Fawthrop then described the contracting and coordination aspects of the project, the cost increases by category, and the proposed schedule. He said the team was working hard to complete 60% design by January 2006. He said that SPU, Lorig, ERA Care and King County wanted to coordinate earthwork construction, scheduled to get underway in mid 2006. The goal for the Channel, he said, was to have it operational by November 2007 and completed by April 2008.

In the discussions that followed, Stakeholders asked about specific project costs, including the reasons for the higher-than-expected earthwork costs. One response was that the soils, while not contaminated, are unsuitable for the needed shoring and grading. Higher fuel costs were another factor. In response to a Stakeholder suggestion that SPU enlist volunteers to help with construction, SPU indicated that the steepness of some of the slopes meant that much of the work would not be suitable for volunteers. Others noted restrictions in labor contracts on the use of volunteers.

In light of the fact that the first diversion would draw stormwater flow from only the 20-acre business park to the south, a Stakeholder asked about the expected flow from this area over the

course of the year. Ms. Maupin indicated that base flow would include groundwater as well as stormwater and that the flow might be seasonal. She said that base flows would fluctuate over the course of the year, with an average flow of .2 to .7 cubic feet per second. She indicated that the several pools of standing water were expected to have water year round. In response to a question about maintenance costs of sediment and trash removal in the modified design, she said that the modified design would allow the vector trucks to access the pools of water from the surface, which should reduce costs.

In response to a question about the impact on fish upstream of the area where the main pipe enters the channel, Ms. Maupin indicated that the design did not include any barriers. She also noted that the Washington State Department of Fish and Wildlife would issue a Hydraulic Project Approval permit to minimize impacts to water quality downstream during construction. No permit, she said, was needed from the US Army Corps of Engineers.

Several Stakeholders spoke of their disappointment at the loss of access to the Channel from the south (NE 100th) and the fact that there was only a single access point for pedestrians from outside the site. They highlighted the need for connectivity and the need for attractive destinations for pedestrians. This would not only improve the pedestrian-friendliness of the Thornton Creek Water Quality Channel, it would also improve the health of local residents who would walk more often. SPU was encouraged to find a way to reinstate access from the south even if it required steps. In response to Ms. Maupin's comment that ADA accessibility all along the channel had been an important goal of the project team, some Stakeholders said that steps meet ADA requirements if well-signed, accessible access were near the steps.

Several Stakeholders and observers expressed interest in meeting with Ms. Maupin and project team members separately to discuss the design in greater detail. A date was to be set after the meeting.

To conclude the discussion of the Channel, Benson Shaw, artist on the Channel design team, briefly described the art projects he had designed for three locations along the Channel: one at the northwest corner entry; one in the central part, and one below the cascade. He said he had identified the concept of "surges" (geological, natural, historical, man-made) as the basis of his designs. In each case, vertical elements that were incorporated into railings were combined with paving elements that complemented and amplified the vertical designs. Stakeholders complimented his designs.

Update on South Lot

Bruce Lorig reported that his team had met with the Design Review Board and said that the meeting had gone well. He commented on the complexity of the projects, given the number of entities involved: King County, Seattle Department of Transportation, SPU, etc. He praised City staff, especially Jackie Kirn, who had been very supportive and helpful.

Coordinated Transportation Investment Plan (CTIP) -- Conceptual Approaches to Address Problems

Mr. Harrison noted that the CTIP Subcommittee had played a role that was different from other Stakeholder subcommittees; that is, the CTIP Subcommittee had worked hard to reach agreement on draft advice which it then brought to the Stakeholders Group for review, discussion and approval. This pattern, he said, would continue as the CTIP Subcommittee worked on draft advice relative to a list of prioritized projects and programs to bring to the Stakeholders for consideration at its next meeting (February 16).

Mr. Harrison described the expected flow of CTIP Subcommittee meetings to draft the advice as follows. The Subcommittee would meet in November and December (two to four meetings) to prepare draft advice to present at a Community Forum, tentatively set for Tuesday, January 31. The Subcommittee would meet again after the Community Forum to review the public input and complete its draft advice early in February and would send the draft to Stakeholders in advance of the February 16 Stakeholders Group meeting. The Stakeholders would review and finalize advice on CTIP projects and programs at that meeting. He said that he would facilitate the CTIP Subcommittee meetings.

Mr. Harrison then invited Tony Mazzella to present draft concepts for addressing the range of problems that had been identified through the CTIP process. (Mr. Mazzella's PowerPoint presentations from the two CTIP Subcommittee meetings that preceded the meeting were handed out at the meeting.) Mr. Mazzella began by referencing the community vision for Northgate articulated in the Northgate Area Comprehensive Plan and the goals and objectives of CTIP. He said the challenge was to integrate an urban center with surrounding single family communities in ways that benefited both.

He said that the importance of connectivity and facilitating that connectivity were the primary transportation themes that had emerged through the CTIP process. Connectivity encompassed, 1) connections within the urban center, 2) connections to and from the urban center, 3) connections within neighborhoods, and 4) connections between the neighborhoods. Using a map of the Northgate CTIP area, he then described draft improvement concepts for sample locations that addressed the following:

- Improving traffic operation and safety
- Adding sidewalks and walkways
- Improving street crossings
- Enhancing transit services and operation
- Adding bicycle lanes and paths

He then described next steps in the development of CTIP (described above by Mr. Harrison) and noted that an environmental impact statement (EIS) would be prepared on the plan. The October 20 Community Forum would be an opportunity for the public to identify issues and concerns to be addressed in the Draft EIS. Looking longer-term, he said the goal was to complete CTIP and the Final EIS in June 2006.

Comments/Questions/Responses

Comment: The Northgate Chamber of Commerce has asked for presentations on CTIP at luncheons on October 19 and November 19.

Question: Noting his approval of the orientation in CTIP to addressing pedestrian and bicycle access, a Stakeholder asked about bicycle access to the transit center and to the mall.

Response (Tony Mazzella): The project team did not see a way to provide safe access for cyclists to either destination so the draft concepts in the plan do not emphasize bicycle use on arterials. He said that integrating bicycle use into the plan was on the list of issues to be addressed.

Suggestion: Noting her approval of the focus on improving east-west access under I-5, a Stakeholder recommended that this location be the focus of a public art project, to make it attractive.

Comment: A Stakeholder expressed concern about a suggested barrier in front of Target to reduce illegal and unsafe crossing of Northgate Way by pedestrians and recommended a higher median in the middle of the roadway instead. She said it was important that the strategy be aesthetically pleasing.

Mr. Mazzella also noted that Stakeholders would have to consider priorities since there would not be enough money for all the improvements.

Northgate Public Arts Plan

Jackie Kirn introduced Benson Shaw to describe the Northgate Arts Plan that he had prepared under contract to the City. Mr. Shaw then described the Plan which is to be published as a booklet. He said the intended audience is artists and those planning and implementing art projects. The Plan, he said, is built on broad goals that can serve as a framework. It identifies 34 examples of public art in and near Northgate.

Ms. Kirn praised the thoroughness of Mr. Shaw's approach to his project which had amounted to a "total Northgate immersion" -- conducting research, attending Stakeholder Group meetings as well as City staff meetings. His plan, she said, identified a number of locations for possible public art projects and showed how public art could contribute to urban design.

Following Mr. Shaw's presentation, Marcia Iwasaki of the Mayor's Office of Arts and Cultural Affairs echoed Ms. Kirn's appreciation of Mr. Shaw's work, saying that he had gone well above and beyond what was expected. She briefly described the art proposed for the 5th Ave. NE streetscape project, designed by Linda Wysong of Portland on a budget of \$16,000. It is built around the theme of former uses (a cranberry bog) with seating and birdhouses suitable for use by Black-capped Chickadees. She said that if they are able to raise more money, another birdhouse would be added to the project. She said the art was expected to be completed when the new library and community center were ready.

Public Comment

The Vice-Chair, Michelle Rupp, called on Patricia Sumption to make a comment.

She expressed frustration that, as an observer, she had not had the materials related to CTIP that had been provided to the Stakeholders. She noted how important it was for materials to be available to interested citizens to enable effective public involvement. She also requested that

materials indicate how interested citizens could get more information if they want to follow up. She then indicated that the environment should not be the last item to be considered in the CTIP evaluation process and to have a weight of only 5%. The environment, she said, is part of a neighborhood and suggested that an environmental or wildlife habitat plan should be considered for Northgate.

October 20 Community Forum

The Vice-Chair then asked Mark Troxel to describe the agenda for the Community Forum that was to be held on Thursday evening. Mr. Troxel noted that an open house would begin at 6:30 PM to be followed by the meeting at 7:00. The focus of the meeting was to be CTIP. He urged Stakeholders to attend. He then briefly reviewed meeting dates (identified above) for upcoming Stakeholder events.

Adjournment

Ms. Rupp adjourned the meeting at 6:5 PM.

Meeting Attendance

Representatives and Alternates of the **Northgate Stakeholders Group** in attendance were:

Metro/King County: Ron Posthuma

Maple Leaf Community Club: Janice Camp

Haller Lake Community Club: Rep. Velva Maye

Victory Heights Community Council: Rep. Brad Cummings

Northgate Chamber of Commerce: Rep. Shaiza Damji

Thornton Creek Alliance: Rep. John Lombard

Thornton Creek Legal Defense: Rep. Janet Way

North Seattle Community College: Rep. Ron LaFayette, Alt. Bruce Kieser

Northwest Hospital: Alt. Rose Damrose

Owners of Three or More Acres: Kevin Wallace

Senior Housing: Rep. Jeanne Hayden

Renters/Condominium Owners: Rep. Brad Mason, Alt. Rick Kosterman

Multi-Family Housing Developers: Colleen Mills

Businesses Outside the Mall: Rep. Michelle Rupp

At-large: Rep. Shawn Oleson, Alt. Barbara Mitchell

Members of the Triangle Associates facilitation team included David Harrison and Vicki King.